



THE CITY OF SAN DIEGO
TO THE PARK AND RECREATION BOARD

DATE ISSUED: October 16, 2014

REPORT NO. 201

ATTENTION: San Diego Regional Park Improvement Fund Oversight Committee
Agenda of October 16, 2014

SUBJECT: Projects Update - Allocation and Expenditure of Fiscal Year 2010-2013
Regional Park Improvement Funds

SUMMARY

This report provides an update on the projects with the Regional Park Improvement Funds from revenues received for the Fiscal Years 2010 through 2013. This is an information item only. There are no actions required for this item.

BACKGROUND

The San Diego Regional Park Improvement Fund (Regional Park Fund) is one of two Capital Improvements Program funds to receive Mission Bay Park lease revenues from leaseholds in Mission Bay Park. The other fund is the Mission Bay Park Improvement Fund. The two funds were established by voter approval of revisions to the City Charter, Article V, Section 55.2 and became effective July 1, 2009, Fiscal Year (FY) 2010.

Per the Charter, Regional Park Fund is derived from the first \$2.5 million available or 25%, whichever is greater, of the excess revenue received over a threshold amount of \$23 million in Mission Bay leasehold revenues. The first \$23 million of Mission Bay leasehold revenues goes into the City's General Fund and may be used for any municipal purpose. The threshold amount drops to \$20 million beginning in FY 2015.

The purpose of the Regional Park Fund is to support capital projects in San Diego Regional Parks, as identified in the City Charter or by City Council Ordinance. San Diego Regional Parks include Chollas Lake Park, Balboa Park, Mission Trails Regional Park, Otay Valley River Park, Presidio Park, San Diego River Park, Torrey Pines City Park (City Council Ordinance O-20088), open space parks and coastal beaches along with contiguous coastal parks. Chicano Park was added to the list of eligible regional parks by Council in October 2013 (O-20311).

Fund allocations were made at the recommendation of the Park and Recreation Department pursuant to the Oversight Committee approval as a means to address funding needs for ongoing regional park CIP projects to cover changes in project scope and construction change orders, develop a long-range funding strategy for future multi-million dollar projects and have funding available for grant match opportunities

From FY 2010 through FY 2013, 19 eligible park projects received a total of \$8,406,675 in Regional Park Funds.

In FY 2010 the Regional Park Fund received \$1,710,851 per the Charter distribution thresholds. The Oversight Committee approved allocation was \$949,000. However, only \$756,000 was needed at that time. The remaining \$193,000 was transferred back to the fund balance (please refer to Report No. 201 dated September 7, 2012.) In FY 2011, the Regional Park Fund received \$1,695,824, and the Oversight Committee approved \$1,677,000 to allocate to projects. In FY 2012 and in FY 2013, the Regional Park Fund received \$2,500,000 each year, and the Oversight Committee approved \$3,000,000 and \$2,450,000, respectively, to allocate to projects.

Table 1 below summarizes the amount of funds received as per the Charter distribution thresholds, allocated to CIP Projects as per prior Oversight Committee approvals and available to date (Carry Over Balance) by fiscal year.

Fiscal Year	Fund Received from Revenue	Fund Allocated to CIP Projects	Carry Over Balance
2010	\$ 1,710,851	\$ 756,000	\$ 954,851
2011	\$ 1,695,824	\$ 1,677,000	\$ 973,675
2012	\$ 2,500,000	\$ 3,000,000	\$ 473,675
2013	\$ 2,500,000	\$ 2,450,000	\$ 523,675
Total	\$ 8,406,675	\$ 7,883,000	\$ 523,675

Table 1: Regional Park Fund Revenue, Allocation and Carry Over by Fiscal Year

The City Charter Article V, Section 55.2(a)(1) states Capital Improvement means “physical assets, constructed or purchased, or the restoration of some aspect of a physical or natural asset that will increase its useful life by one year or more or which constitutes an environmental ‘improvement’ of a natural asset.” To that end, the Oversight Committee approved allocations of Regional Park Funds in the Capital Improvement projects as summarized in the next section.

DISCUSSION

This report provides a status update on all ongoing projects that received allocations from the Regional Park Fund’s FY 2010 through FY 2013 revenues. Staff will return to the Oversight Committee in November 2014 with recommendations for allocation of FY 2014 and FY 2015

revenues. Where applicable, other contributing funds outside the Regional Park Fund are noted. Unless otherwise noted, the following projects are managed by the Public Works Department.

Old Mission Dam Preservation, WBS # S00611
City Council District 7

Total Project Cost: \$917,933

The project received FY 2010 Regional Park Funds in the amount of \$315,000 to complete the Mitigation, Monitoring, and Reporting Program (MMRP) requirements associated with the 2008 dredging of the historic dam and approvals for permitting the long-term dredging. This project is in its 5-year mitigation monitoring stage, which is expected to be completed in FY 2016.

Coastal Access (Diamond Street and Pescadero Avenue) Stairs Improvements, WBS # B12106
City Council District 2

Total Project Cost: \$660,000

The project received FY 2010 Regional Park Funds in the amount of \$191,000 to complete extensive repairs to stairs that provide access from the foot of Diamond Street to the beach in Pacific Beach and from the foot of Pescadero Avenue to the beach in Ocean Beach north of Sunset Cliffs Park. Diamond Street Stairs repair project is now complete. Pescadero Avenue Stairs Repair project is undergoing construction and is anticipated to be complete in FY 2015.

Ocean Beach Comfort Station Replacement, WBS # B10130
City Council District 2

Total Project Cost: \$1,185,000

The project received FY 2010 Regional Park Funds in the amount of \$250,000 to proceed with the construction of a new comfort station located at the end of Brighton Street in Ocean Beach to replace an existing deteriorating facility within the same footprint. This project is complete and the new comfort station is currently in service.

California Tower Electrical Room Relocation, WBS # L120031
City Council District 3

Total Project Cost: \$750,000

The project received FY 2011 Regional Park Funds in the amount of \$750,000 for the relocation of the electrical room. This electrical room relocation is required to clear the room for the upcoming seismic enhancement project. Project design is complete with construction completion expected by November 2014. Staff anticipates that this project will receive a grant from the Federal Emergency Management Administration (FEMA) to provide full funding.

Museum of Man Roof Repairs, WBS # S11101
City Council District 3

Total Project Cost: \$1,664,000

The project received FY 2011 Regional Park Funds in the amount of \$150,000 for unforeseen improvements required during construction. The improvements to the Museum of Man roof and its famous domes are now complete.

Mission Trails Regional Park Multi Trail System, WBS # S10066
City Council District 7

Total Project Cost: \$215,000

The project received FY 2011 Regional Park Funds in the amount of \$200,000 to provide for design, engineering, and construction of approximately 5,000 linear feet of new, realigned trail and rehabilitation of approximately 3,500 linear feet of existing trail. The project is currently going through environmental assessment which is anticipated to take approximately one year to complete. This project is managed by the Park and Recreation Department.

Cowles Mountain Trail – Mission Trails, WBS # S10065
City Council District 7

Total Project Cost: \$400,000

The project received FY 2011 Regional Park Funds in the amount of \$377,000 to provide for design, engineering, construction, and installation of structures, as well as the rehabilitation and installation of appropriate material to re-establish approximately 2,000 linear feet of existing trail. Construction of the upper trail is anticipated to be completed in early 2015. This project is managed by Park and Recreation Department.

Los Peñasquitos Ranger Station, WBS # B00619
City Council District 5

Total Project Cost: \$2,009,366

The project received FY 2011 and FY 2012 Regional Park Funds in the amount of \$200,000 and \$800,000, respectively, for construction of a new ranger station for the Los Peñasquitos and Black Mountain open space preserves. Design is complete. Bid opening is scheduled for October 21, 2014. Construction is expected to be completed in FY 2015.

Sunset Cliffs Natural Park Hillside Improvements, WBS # S10091
City Council District 2

Total Project Cost: \$270,000 (Phase I)

The project received FY 2012 Regional Park Funds in the amount of \$270,000 in the approved FY 2014 budget for the construction of phase one improvements. Design and environmental permitting are complete. Construction of this phase of the project is expected to begin in FY 2015.

Palisades Park Comfort Station, WBS # S10026
City Council District 2

Total Project Cost: \$700,000

The project received FY 2012 Regional Park Funds in the amount of \$400,000 in the approved FY 2014 budget for the construction of a new comfort station to replace the existing 1950's comfort station. Construction began in FY 2014 and is expected to be completed and opened to the public in FY 2015.

Coastal Beach Access, WBS # B14073
City Council District 2

Total Project Cost: \$350,000

This project received FY 2012 Regional Park Funds in the amount of \$310,000 in the approved FY 2014 budget for the repair and re-construction of three coastal access stairs at Old Salt Pool in Ocean Beach just south of the Ocean Beach Pier, just west of Capri by the Sea near the end of Missouri Street in Pacific Beach, and just west of the terminus of Orchard Avenue in Ocean Beach. Design is complete. Construction of one or more locations is expected to be completed in FY 2015 depending on favorable bids received.

Trail for All People, WBS # S13001
City Council District 1

Total Project Cost: \$281,000

The project received FY 2012 Regional Park Funds in the amount of \$231,000 in the approved FY 2014 budget for the design and construction of approximately 1,100 linear feet of accessible trail within the Black Mountain Open Space Park. Design is complete. Construction is expected to be complete with trails opened to the public in FY 2015. Additional funds for this project were received from a state grant and the General Fund.

Chollas Lake Park Playground Renovations, WBS # S14002
City Council District 4

Total Project Cost: \$989,000 (Phase I)

This project received FY 2012 Regional Park Funds in the amount of \$989,000 in the approved FY 2014 budget for the design and construction of two playgrounds at Chollas Lake Park to replace existing playgrounds. Design is scheduled to begin in FY 2015. The first phase construction is scheduled in FY 2016.

California Tower Seismic Retrofit, WBS # L120031
City Council District 3

Total Project Cost: \$2,043,000

This Project received FY 2013 Regional Park Funds in the amount of \$750,000. Design is at 90% completion level with construction expected to commence after the Balboa Park Centennial. The construction effort is anticipated to take approximately six to nine months. Staff applied for a grant from the Federal Emergency Management Administration (FEMA) that may fully fund the project.

Chicano Park Comfort Station Replacement, WBS # S13003
City Council District 4

Total Project Cost: \$900,000

This project received FY 2013 Regional Park Funds in the amount of \$200,000 in FY 2015. The project is currently in pre-design. The project also received \$950,000 in Barrio Logan Development Impact Fees (\$250,000 in FY 2015) to fund the comfort station accessibility and expansion portion of this project.

Mohnike Adobe and Hay Barn Restoration, WBS # S13008
City Council District 5

Total Project Cost: \$1,500,000

This project received FY 2013 Regional Park Funds in the amount of \$500,000. The project is currently in pre-design.

Sunset Cliffs Natural Park Drainage Improvements (Phase I), WBS # L14005
City Council District 2

Total Project Cost: \$4,000,000 (Phase I)

This project is received FY 2013 Regional Park Funds in the amount of \$1,000,000 for design and construction of the first phase of the park drainage improvements identified in the Sunset Cliffs Natural Park Drainage Study (2012). Phase I will address the highest priority drainage facilities needed to control destructive erosion within the park. This project is currently in pre-design.

The following chart (Table 2) summarizes each project's Regional Park Fund allocations and expenditures to date.

FUNDED PROJECT TITLE	WBS #	TOTAL RPF ALLOCATION	EXPENDITURE & ENCUMBRANCE TO DATE	OTHER AVAILABLE FUNDING SOURCE(S)	PROJECT STATUS
ON GOING PROJECTS					
Old Mission Dam Preservation Project	S00611	\$315,000	\$315,000	(EGF) \$46,000	Mitigation
Pescadero Avenue Stairs Repair	B12106	\$91,000	\$91,000	(EGF) \$18,000	Construction
California Tower Electrical Room Relocation	L12003.1	\$750,000	\$374,000	N/A	Construction
Mission Trails Regional Park Multi Trail System	S10066	\$215,000	\$200	N/A	Environmental Document
Cowles Mountain Trails - Mission Trails	S10065	\$400,000	\$210,000	N/A	Construction
Los Peñasquitos Ranger Station	B00619	\$1,000,000	\$89,000	(EGF) \$225,000 (Private) \$250,000	Bidding
Sunset Cliffs Natural Park Hillside Improvements – Dixon Estates	S10091	\$270,000	\$69,000	N/A	Bidding Documents
Palisades Park Comfort Station	S10026	\$400,000	\$398,000	(PB Urban) \$1,700	Construction

FUNDED PROJECT TITLE	WBS #	TOTAL RPF ALLOCATION	EXPENDITURE & ENCUMBRANCE TO DATE	OTHER AVAILABLE FUNDING SOURCE(S)	PROJECT STATUS
Coastal Beach Access Projects	B14073	\$310,000	\$76,000	(EGF) \$37,000	Bidding Documents
Trail For All People	S13001	\$231,000	\$34,000	(GF) \$100,000 (State Grant) \$130,000	Bidding Documents
Chollas Lake Park Playground Improvements	S14002	\$989,000	\$33,000	N/A	Planning
California Tower Seismic Retrofit	L12003	\$750,000	\$0	N/A	Bidding Document
Chicano Park Comfort Station Replacement	S13003	\$200,000	\$0	(Development Impact Fees) \$960,000	Planning
Mohnike Adobe and Hey Barn Restoration	S13008	\$500,000	\$0	N/A	Planning
Sunset Cliffs Natural Park Drainage Improvements	L14005	\$1,000,000	\$0	(Special Revenue) \$456,000	Planning
COMPLETED PROJECTS					
Ocean Beach Comfort Station Replacement	B10130	\$250,000	\$250,000	N/A	Complete
Museum of Man Roof Repair	S11101	\$150,000	\$150,000	N/A	Complete
Diamond Street Stairs Repair	B12106	\$100,000	\$100,000	(EGF) \$40,000	Complete

Table 2 – Summary of CIP projects with Regional Park Fund allocation and expenditure.

Although some of these projects are now complete, the majority of the projects are within the project development cycle (planning/pre-design, design, permitting, bidding, construction, or post-construction activities such as mitigation). Although many of these projects are fully funded via the Regional Park Fund, staff continues to examine all available funding sources to ensure completion of all listed projects. Park and Recreation Department staff intends to provide a recommendation of future Regional Park Fund allocations and an update to the five-year forecast for the fund at the November Regional Park Improvement Fund Oversight Committee meeting.

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Respectfully submitted,

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